

1 Maya Jordan
2 23638 Lyons Avenue #261
2 Newhall, CA 91321
Defendant, Pro Se

UNITED STATES DISTRICT COURT
FOR THE CENTRAL DISTRICT OF CALIFORNIA
LOS ANGELES DIVISION

Patrick Russo

Plaintiff,

VS.

Maya Jordan and Does 1 to 20

Defendant.

CASE # CY14-0391

**NOTICE OF REMOVAL OF ACTION
UNDER 28 U.S.C. 1441 (b)
(FEDERAL QUESTION)**

ODGED

NOTICE OF REMOVAL

TO THE CLERK OF THE ABOVE ENTITLED COURT:

PLEASE TAKE NOTICE that Defendant Maya Jordan hereby removes to this Court the state court action described below.

1) On or about October 15, 2013 a state court action was commenced against plaintiff in Los Angeles County Superior Court, California entitled PATRICK RUSSO vs. MAYA JORDAN , AND Does 1 TO 20. Case # 13R09085.

2) Defendant were served with summons and finally saw copy of Plaintiff's complaint in November, 2013. Pursuant to 28 U.S.C. 1446(b), this notice has been timely filed. A copy of the complaint and orders served upon Defendant in the state court action are attached hereto and referred hereto collectively as "Exhibit A".

3) This action is a civil action which this Court has original jurisdiction under 28 U.S.C. 1331, and is one which may be removed to this court by Defendant pursuant to the provisions of 28 U.S.C.

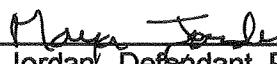
1 1441(b) in that it arises Sec. 804. [42 U.S.C. 3604] otherwise known as the Fair Housing Act
2 governing Discrimination against both Defendant regarding rental of housing and other prohibited
3 practices.

4 4) All Defendants who have been served with the summons and petition have joined in this
5 notice of removal, as evidenced in the signing below.

6 5) Plaintiff s discriminatory conduct against Defendant reveal that the amount in
7 controversy exceeds \$75,000, exclusive of its court costs and reasonable and necessary attorney's
8 fees. Thus, the amount in controversy exceeds the jurisdictional requirement of 28 U.S.C.1332(a).

10 WHEREFORE, Defendant Maya Jordan prays that this action be removed to the United
11 States District Court for the District of California.

13 Dated: January 16, 2013

15 
16 Maya Jordan, Defendant, Pro Se

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6 **EXHIBIT A**
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UD-100

ATTORNEY OR PARTY WITHOUT ATTORNEY (Name, State Bar number, and address): Yousef Monadjemi (State Bar # 231158) Law Offices of Yousef Monadjemi 15915 Ventura Boulevard, Penthouse Two Encino, CA 91436 TELEPHONE NO.: (818) 386-9536 FAX NO. (Optional): (818) 386-9537 E-MAIL ADDRESS (Optional): ymonadjemi@gmail.com ATTORNEY FOR (Name): Plaintiff Patrick Russo	FOR COURT USE ONLY FILED Superior Court of California County of Los Angeles OCT 11 2013 Sherri R. Carter, Executive Officer/Clerk N. VALLES Deputy
SUPERIOR COURT OF CALIFORNIA, COUNTY OF LOS ANGELES STREET ADDRESS: 1725 Main Street MAILING ADDRESS: CITY AND ZIP CODE: Santa Monica 90401 BRANCH NAME: West District	
PLAINTIFF: Patrick Russo DEFENDANT: Maya Jordan and	
<input checked="" type="checkbox"/> DOES 1 TO <u>20</u>	
COMPLAINT — UNLAWFUL DETAINER* <input checked="" type="checkbox"/> COMPLAINT <input type="checkbox"/> AMENDED COMPLAINT (Amendment Number): <u>13R09085</u>	
Jurisdiction (check all that apply): <input checked="" type="checkbox"/> ACTION IS A LIMITED CIVIL CASE Amount demanded <input checked="" type="checkbox"/> does not exceed \$10,000 <input type="checkbox"/> exceeds \$10,000 but does not exceed \$25,000 <input type="checkbox"/> ACTION IS AN UNLIMITED CIVIL CASE (amount demanded exceeds \$25,000) <input type="checkbox"/> ACTION IS RECLASSIFIED by this amended complaint or cross-complaint (check all that apply): <input type="checkbox"/> from unlawful detainer to general unlimited civil (possession not in issue) <input type="checkbox"/> from limited to unlimited <input type="checkbox"/> from unlawful detainer to general limited civil (possession not in issue) <input type="checkbox"/> from unlimited to limited	

1. PLAINTIFF (name each): Patrick Russo

alleges causes of action against DEFENDANT (name each): Maya Jordan and Does 1 to 20

2. a. Plaintiff is (1) an individual over the age of 18 years. (4) a partnership.
 (2) a public agency. (5) a corporation.
 (3) other (specify):
- b. Plaintiff has complied with the fictitious business name laws and is doing business under the fictitious name of (specify):
3. Defendant named above is in possession of the premises located at (street address, apt. no., city, zip code, and county):
 14265 Terra Bella Street, Unit 26, (upstairs master bedroom with bathroom, north side of unit) Panorama City CA 91402
4. Plaintiff's interest in the premises is as owner other (specify):
5. The true names and capacities of defendants sued as Does are unknown to plaintiff.
6. a. On or about (date): 05/05/2013 defendant (name each): Maya Jordan

- (1) agreed to rent the premises as a month-to-month tenancy other tenancy (specify): 2 Month Tenancy
 (2) agreed to pay rent of \$ 635.00 payable monthly other (specify frequency):
 (3) agreed to pay rent on the first of the month other day (specify):
- b. This written oral agreement was made with
 (1) plaintiff. (3) plaintiff's predecessor in interest.
 (2) plaintiff's agent. (4) other (specify):

* NOTE: Do not use this form for evictions after sale (Code Civ. Proc., § 1161a).

Page 1 of 3

PLAINTIFF (Name): Russo	CASE NUMBER:
DEFENDANT (Name): Jordan, Et Al.	

6. c. The defendants not named in item 6a are

- (1) subtenants.
- (2) assignees.
- (3) other (specify): Unauthorized Occupants

d. The agreement was later changed as follows (specify):

e. A copy of the written agreement, including any addenda or attachments that form the basis of this complaint, is attached and labeled Exhibit 1. (Required for residential property, unless item 6f is checked. See Code Civ. Proc., § 1166.)

f. (For residential property) A copy of the written agreement is not attached because (specify reason):

- (1) the written agreement is not in the possession of the landlord or the landlord's employees or agents.
- (2) this action is solely for nonpayment of rent (Code Civ. Proc., § 1161(2)).

7. a. Defendant (name each): Maya Jordan and All Others in Possession

was served the following notice on the same date and in the same manner:

(1) <input checked="" type="checkbox"/> 3-day notice to pay rent or quit	(4) <input type="checkbox"/> 3-day notice to perform covenants or quit
(2) <input type="checkbox"/> 30-day notice to quit	(5) <input type="checkbox"/> 3-day notice to quit
(3) <input type="checkbox"/> 60-day notice to quit	(6) <input type="checkbox"/> Other (specify):

b. (1) On (date): 10/09/2013 the period stated in the notice expired at the end of the day.

(2) Defendants failed to comply with the requirements of the notice by that date.

c. All facts stated in the notice are true.

d. The notice included an election of forfeiture.

e. A copy of the notice is attached and labeled Exhibit 2. (Required for residential property. See Code Civ. Proc., § 1166.)

f. One or more defendants were served (1) with a different notice, (2) on a different date, or (3) in a different manner, as stated in Attachment 8c. (Check item 8c and attach a statement providing the information required by items 7a-e and 8 for each defendant.)

8. a. The notice in item 7a was served on the defendant named in item 7a as follows:

- (1) by personally handing a copy to defendant on (date):
- (2) by leaving a copy with (name or description):

a person of suitable age and discretion, on (date): at defendant's residence business AND mailing a copy to defendant at defendant's place of residence on (date): because defendant cannot be found at defendant's residence or usual place of business.

- (3) by posting a copy on the premises on (date): 10/05/2013 AND giving a copy to a person found residing at the premises AND mailing a copy to defendant at the premises on (date): 10/05/2013

(a) because defendant's residence and usual place of business cannot be ascertained OR
(b) because no person of suitable age or discretion can be found there.

- (4) (Not for 3-day notice; see Civil Code, § 1946 before using) by sending a copy by certified or registered mail addressed to defendant on (date):

- (5) (Not for residential tenancies; see Civil Code, § 1953 before using) in the manner specified in a written commercial lease between the parties.

b. (Name):

was served on behalf of all defendants who signed a joint written rental agreement.

c. Information about service of notice on the defendants alleged in item 7f is stated in Attachment 8c.

d. Proof of service of the notice in item 7a is attached and labeled Exhibit 3.

COMPLAINT—UNLAWFUL DETAINER

1 **VERIFICATION**

2 STATE OF CALIFORNIA, COUNTY OF LOS ANGELES

3 **Russo v. Jordan, Et Al.**

4 I am a party to this action.

5

6 I am ____ an Officer ____ a Partner ____ an Agent ____ the Conservator of a party to this
7 action. I am authorized to make this verification on behalf of that party.

8 I am one of the lawyers for a party to this action. Such party is absent from the county where
9 the party's lawyers have their offices. I make this verification for the reason of the party's absence.

10 I have read the foregoing:

11 **DISCOVERY**

12 Responses to Form Interrogatories
13 Responses to Special Interrogatories
14 Responses to Supplemental Interrogatories
15 Responses to Request For Admissions
16 Responses to Demand For Inspection and Production of Documents

OTHER

Complaint
 Unlawful Detainer Complaint
 Answer
 Petition

17 I know its contents.

18 The matters stated in the foregoing document are true of my own knowledge except as to those
19 matters which are stated on information and belief, and as to those matters I believe, them to be true.

20 I am informed and believe that the matters stated in the foregoing document are true and upon
21 that ground I make this verification.

22 I declare under penalty of perjury under the laws of
23 the State of California that the above is true and
24 correct.

25 I have executed this verification at Encino, California.

26 Dated: 10/10/2013

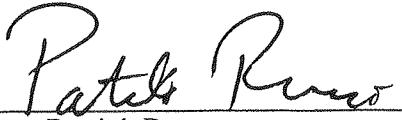

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EXHIBIT "2"

3-Day Notice

UNITED STATES DISTRICT COURT, CENTRAL DISTRICT OF CALIFORNIA
CIVIL COVER SHEET

#10

I. (a) PLAINTIFFS (Check box if you are representing yourself <input type="checkbox"/>)		DEFENDANTS (Check box if you are representing yourself <input type="checkbox"/>)																																																																																																																													
Patrick Russo		Maya Jordan and Does 1 to 20																																																																																																																													
(b) County of Residence of First Listed Plaintiff _____ <i>(EXCEPT IN U.S. PLAINTIFF CASES)</i>		County of Residence of First Listed Defendant _____ <i>(IN U.S. PLAINTIFF CASES ONLY)</i>																																																																																																																													
(c) Attorneys (Firm Name, Address and Telephone Number) If you are representing yourself, provide the same information. Yousef Monadjemi 15915 Ventura Blvd. Penthouse Two Encino, CA 91436		Attorneys (Firm Name, Address and Telephone Number) If you are representing yourself, provide the same information. Maya Jordan 23638 Lyons Avenue #261 Newhall, CA 91321																																																																																																																													
II. BASIS OF JURISDICTION (Place an X in one box only.)		III. CITIZENSHIP OF PRINCIPAL PARTIES -For Diversity Cases Only (Place an X in one box for plaintiff and one for defendant)																																																																																																																													
<input type="checkbox"/> 1. U.S. Government Plaintiff	<input checked="" type="checkbox"/> 3. Federal Question (U.S. Government Not a Party)	Citizen of This State <input type="checkbox"/> 1 <input type="checkbox"/> 1	Incorporated or Principal Place of Business in this State <input type="checkbox"/> 4 <input type="checkbox"/> 4																																																																																																																												
<input type="checkbox"/> 2. U.S. Government Defendant	<input type="checkbox"/> 4. Diversity (Indicate Citizenship of Parties in Item III)	Citizen of Another State <input type="checkbox"/> 2 <input type="checkbox"/> 2	Incorporated and Principal Place of Business in Another State <input type="checkbox"/> 5 <input type="checkbox"/> 5																																																																																																																												
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V. REQUESTED IN COMPLAINT: JURY DEMAND: <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No		(Check "Yes" only if demanded in complaint.)																																																																																																																													
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FOR OFFICE USE ONLY:

Case Number:

CV-71 (11/13)

CIVIL COVER SHEET

CV14-0391

Page 1 of 3

UNITED STATES DISTRICT COURT, CENTRAL DISTRICT OF CALIFORNIA
CIVIL COVER SHEET

#11

VIII. VENUE: Your answers to the questions below will determine the division of the Court to which this case will most likely be initially assigned. This initial assignment is subject to change, in accordance with the Court's General Orders, upon review by the Court of your Complaint or Notice of Removal.

Question A: Was this case removed from state court?	STATE CASE WAS PENDING IN THE COUNTY OF:	
	<input checked="" type="checkbox"/> Los Angeles	INITIAL DIVISION IN CACD IS: Western
If "no," go to Question B. If "yes," check the box to the right that applies, enter the corresponding division in response to Question D, below, and skip to Section IX.	<input type="checkbox"/> Ventura, Santa Barbara, or San Luis Obispo	Western
	<input type="checkbox"/> Orange	Southern
	<input type="checkbox"/> Riverside or San Bernardino	Eastern

Question B: Is the United States, or one of its agencies or employees, a party to this action?	If the United States, or one of its agencies or employees, is a party, is it:		
	A PLAINTIFF?	A DEFENDANT?	
If "no," go to Question C. If "yes," check the box to the right that applies, enter the corresponding division in response to Question D, below, and skip to Section IX.	Then check the box below for the county in which the majority of DEFENDANTS reside.		
	<input type="checkbox"/> Los Angeles	<input type="checkbox"/> Los Angeles	Western
	<input type="checkbox"/> Ventura, Santa Barbara, or San Luis Obispo	<input type="checkbox"/> Ventura, Santa Barbara, or San Luis Obispo	Western
	<input type="checkbox"/> Orange	<input type="checkbox"/> Orange	Southern
	<input type="checkbox"/> Riverside or San Bernardino	<input type="checkbox"/> Riverside or San Bernardino	Eastern
	<input type="checkbox"/> Other	<input type="checkbox"/> Other	Western

Question C: Location of plaintiffs, defendants, and claims? (Make only one selection per row)	A. Los Angeles County	B. Ventura, Santa Barbara, or San Luis Obispo Counties	C. Orange County	D. Riverside or San Bernardino Counties	E. Outside the Central District of California	F. Other
Indicate the location in which a majority of plaintiffs reside:	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Indicate the location in which a majority of defendants reside:	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Indicate the location in which a majority of claims arose:	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

C.1. Is either of the following true? If so, check the one that applies:	C.2. Is either of the following true? If so, check the one that applies:
<input type="checkbox"/> 2 or more answers in Column C	<input type="checkbox"/> 2 or more answers in Column D
<input type="checkbox"/> only 1 answer in Column C and no answers in Column D	<input type="checkbox"/> only 1 answer in Column D and no answers in Column C
<p>Your case will initially be assigned to the SOUTHERN DIVISION. Enter "Southern" in response to Question D, below.</p> <p>If none applies, answer question C2 to the right. </p>	
<p>Your case will initially be assigned to the EASTERN DIVISION. Enter "Eastern" in response to Question D, below.</p> <p>If none applies, go to the box below. </p>	
<p>Your case will initially be assigned to the WESTERN DIVISION. Enter "Western" in response to Question D below.</p>	

Question D: Initial Division?	INITIAL DIVISION IN CACD
Enter the initial division determined by Question A, B, or C above: 	Western Division

UNITED STATES DISTRICT COURT, CENTRAL DISTRICT OF CALIFORNIA
CIVIL COVER SHEETIX(a). IDENTICAL CASES: Has this action been previously filed in this court and dismissed, remanded or closed? NO YES

If yes, list case number(s): _____

IX(b). RELATED CASES: Have any cases been previously filed in this court that are related to the present case? NO YES

If yes, list case number(s): _____

Civil cases are deemed related if a previously filed case and the present case:

(Check all boxes that apply)

- A. Arise from the same or closely related transactions, happenings, or events; or
- B. Call for determination of the same or substantially related or similar questions of law and fact; or
- C. For other reasons would entail substantial duplication of labor if heard by different judges; or
- D. Involve the same patent, trademark or copyright, and one of the factors identified above in a, b or c also is present.

X. SIGNATURE OF ATTORNEY

(OR SELF-REPRESENTED LITIGANT): _____

Mayer Tien

DATE: January 16, 2014

Notice to Counsel/Parties: The CV-71 (JS-44) Civil Cover Sheet and the information contained herein neither replace nor supplement the filing and service of pleadings or other papers as required by law. This form, approved by the Judicial Conference of the United States in September 1974, is required pursuant to Local Rule 3-1 is not filed but is used by the Clerk of the Court for the purpose of statistics, venue and initiating the civil docket sheet. (For more detailed instructions, see separate instructions sheet).

Key to Statistical codes relating to Social Security Cases:

Nature of Suit Code	Abbreviation	Substantive Statement of Cause of Action
861	HIA	All claims for health insurance benefits (Medicare) under Title 18, Part A, of the Social Security Act, as amended. Also, include claims by hospitals, skilled nursing facilities, etc., for certification as providers of services under the program. (42 U.S.C. 1935FF(b))
862	BL	All claims for "Black Lung" benefits under Title 4, Part B, of the Federal Coal Mine Health and Safety Act of 1969. (30 U.S.C. 923)
863	DIWC	All claims filed by insured workers for disability insurance benefits under Title 2 of the Social Security Act, as amended; plus all claims filed for child's insurance benefits based on disability. (42 U.S.C. 405 (g))
863	DIWW	All claims filed for widows or widowers insurance benefits based on disability under Title 2 of the Social Security Act, as amended. (42 U.S.C. 405 (g))
864	SSID	All claims for supplemental security income payments based upon disability filed under Title 16 of the Social Security Act, as amended.
865	RSI	All claims for retirement (old age) and survivors benefits under Title 2 of the Social Security Act, as amended. (42 U.S.C. 405 (g))